



COUNTY OF LOS ANGELES

DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

900 SOUTH FREMONT AVENUE
ALHAMBRA, CALIFORNIA 91803-1331
Telephone: (626) 458-5100
<http://dpw.lacounty.gov>

GAIL FARBER, Director

ADDRESS ALL CORRESPONDENCE TO:
P.O. BOX 1460
ALHAMBRA, CALIFORNIA 91802-1460

January 18, 2011

ADOPTED

BOARD OF SUPERVISORS
COUNTY OF LOS ANGELES

The Honorable Board of Supervisors
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, California 90012

26 January 18, 2011

Sachi A. Hamai
SACHI A. HAMAI
EXECUTIVE OFFICER

Dear Supervisors:

**RESOLUTION OF SUMMARY VACATION
FOR ZUMA RIDGE TRAIL SOUTHWEST OF CAMINO TRANQUIL
IN THE UNINCORPORATED COMMUNITY OF AGOURA HILLS
(SUPERVISORIAL DISTRICT 3)
(3 VOTES)**

SUBJECT

This action will allow the County of Los Angeles to vacate Zuma Ridge Trail southwest of Camino Tranquil in the unincorporated community of Agoura Hills, which is no longer needed for public use. The vacation has been requested by Sunsail Development Company, the underlying fee owner, to enhance its property and provide an additional building area.

IT IS RECOMMENDED THAT YOUR BOARD:

1. Find that this action is categorically exempt from the provisions of the California Environmental Quality Act.
2. Find that Zuma Ridge Trail southwest of Camino Tranquil in the unincorporated community of Agoura Hills has not been used for the purpose for which it was dedicated or acquired for five consecutive years immediately preceding the proposed vacation and that it may, therefore, be vacated pursuant to Section 8333(a) of the California Streets and Highways Code.
3. Find that Zuma Ridge Trail southwest of Camino Tranquil in the unincorporated community of Agoura Hills is not useful as a nonmotorized transportation facility pursuant to Section 892 of the California Streets and Highways Code.
4. Adopt the Resolution of Summary Vacation.

5. Upon approval, authorize the Department of Public Works to record the certified original resolution with the office of the Los Angeles County Registrar Recorder/County Clerk.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

The purpose of the recommended actions is to allow the County of Los Angeles (County) to vacate Zuma Ridge Trail southwest of Camino Tranquil (Easement) in the unincorporated community of Agoura Hills since it no longer serves the purpose for which it was dedicated and is not required for public access or transportation.

Implementation of Strategic Plan Goals

The Countywide Strategic Plan directs the provision of Operational Effectiveness (Goal 1). The vacation of the Easement will result in added revenue through assessment and taxation and reduce the County's exposure to potential liability.

FISCAL IMPACT/FINANCING

There will be no impact to the County General Fund.

The vacation of the Easement will not have a negative fiscal impact on the County's budget. The applicant has paid a \$1,500 fee to defray the expense of the investigation. This amount has been deposited into the Road Fund. The fee was authorized by your Board in a resolution adopted May 4, 1982, Synopsis 62 (Fee Schedule), and as prescribed in Section 8321(d) of the California Streets and Highways Code.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

The area to be vacated contains approximately 17,872 square feet and is shown on the map that is attached to the enclosed Resolution of Summary Vacation.

The Easement has not been used for the purpose for which it was dedicated or acquired for five consecutive years immediately preceding the proposed vacation and it may, therefore, be vacated pursuant to Section 8333(a) of the California Streets and Highways Code.

The Easement is not useful as a nonmotorized transportation facility as defined in Section 887 of the California Streets and Highways Code.

The County's interest in the easement was acquired by dedication in Parcel Map No. 23732, filed in Book 269, pages 52 through 57, inclusive, of Parcel Maps, in the office of the Los Angeles County Registrar-Recorder/County Clerk as an easement for riding and hiking purposes.

Sunsail Development Company, the underlying fee owner, requested the vacation of the Easement to enhance their property and provide an additional building area.

Adoption of the enclosed resolution and the subsequent recordation will terminate the County's rights and interests in the Easement. Your action will result in the property being unencumbered by the Easement and available to the property owner for use without restriction of the Easement.

ENVIRONMENTAL DOCUMENTATION

This action is categorically exempt from the provisions of CEQA as specified in Sections 15305 and 15321 of the State CEQA Guidelines, which state that this class of projects consisting of minor alterations in land use, limitations, and actions to revoke entitlement for use, issued and adopted by the regulatory agency, have been determined not to have a significant effect on the environment.

IMPACT ON CURRENT SERVICES (OR PROJECTS)

This action will allow for additional property taxes through the vacation of the unnecessary riding and hiking easement.

CONCLUSION

Please return one adopted copy of this letter and one original and one copy of the resolution to the Department of Public Works, Survey/Mapping & Property Management Division, together with a copy of your Board's minute order. Retain one original for your files.

Respectfully submitted,

A handwritten signature in black ink that reads "Gail Farber". The signature is written in a cursive, flowing style.

GAIL FARBER
Director

GF:SGS:mr

Enclosures

c: Auditor-Controller (Accounting Division - Asset
Management)
Chief Executive Office (Rita Robinson)
County Counsel
Executive Office

**RESOLUTION OF SUMMARY VACATION
ZUMA RIDGE TRAIL SOUTHWEST OF CAMINO TRANQUIL**

THE BOARD OF SUPERVISORS OF THE COUNTY OF LOS ANGELES
HEREBY FINDS, DETERMINES, AND RESOLVES AS FOLLOWS:

1. The County of Los Angeles is the holder of an easement for riding and hiking purposes (hereinafter referred to as the Easement) in, over, and across the real property legally described in Exhibit A and depicted on Exhibit B, both attached hereto. The Easement, west of Camino Tranquil, is located in the unincorporated community of Agoura Hills in the County of Los Angeles, State of California.
2. The Easement has not been used for the purpose for which it was dedicated or acquired for five consecutive years immediately preceding the proposed vacation.
3. The Easement is not useful as a nonmotorized transportation facility as defined in Section 887 of the Streets and Highways Code.
4. The Easement is hereby vacated pursuant to Chapter 4, Part 3, Division 9, of the Streets and Highways Code, State of California, commencing with Section 8330.
5. The Department of Public Works is authorized to record the certified original resolution in the office of the Registrar-Recorder/County Clerk of the County of Los Angeles, at which time the Easement will no longer be a public easement.
6. From and after the date this resolution is recorded, the Easement will no longer constitute a public service easement.

The foregoing resolution was on the 18 day of January, 2011, adopted by the Board of Supervisors of the County of Los Angeles, and ex-officio the governing body of all other special assessment and taxing districts for which said Board so acts.

APPROVED AS TO FORM:

ANDREA SHERIDAN ORDIN
County Counsel

By _____

Deputy

SACHI A. HAMAI
Executive Officer of the
Board of Supervisors of the
County of Los Angeles

By _____

Deputy

GT:mr

P:\mpub\admin\maria\Board Letter Enclosure\ZUMA TRAIL ENCLOSURE.doc



EXHIBIT A

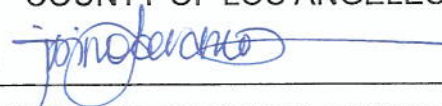
Project Name: ZUMA RIDGE TRAIL
SOUTHWEST OF CAMINO
TRANQUIL
ZUMA RIDGE TRAIL 1-1VAC
A.I.N. 2058-007-043, 044
T.G. 587 (F2)
I.M. 144-037
R.D. 339
S.D. 3
M1088107

LEGAL DESCRIPTION

PARCEL NO. 1-1VAC (Vacation of riding and hiking trail easement):

That portion of that certain 20-foot wide strip of land shown as easement to the County of Los Angeles for riding and hiking purposes, on map of Parcel Map No. 23732, filed in Book 269, pages 52 through 57, inclusive, of Parcel Maps, in the office of the Registrar-Recorder/County Clerk of the County of Los Angeles, lying within Parcels 3 and 4, of said Parcel Map.

Containing: 17,872± square feet.

APPROVED AS TO DESCRIPTION	
December 7, 2010	
COUNTY OF LOS ANGELES	
By	
SUPERVISING CADASTRAL ENGINEER III	
Survey/Mapping & Property Management Division	

This real property description has been prepared in conformance with the Professional Land Surveyors Act. The signatory herein is exempt pursuant to Section 8726 of the California Business and Professions Code.

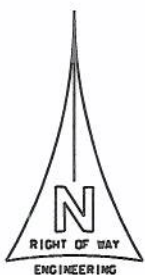
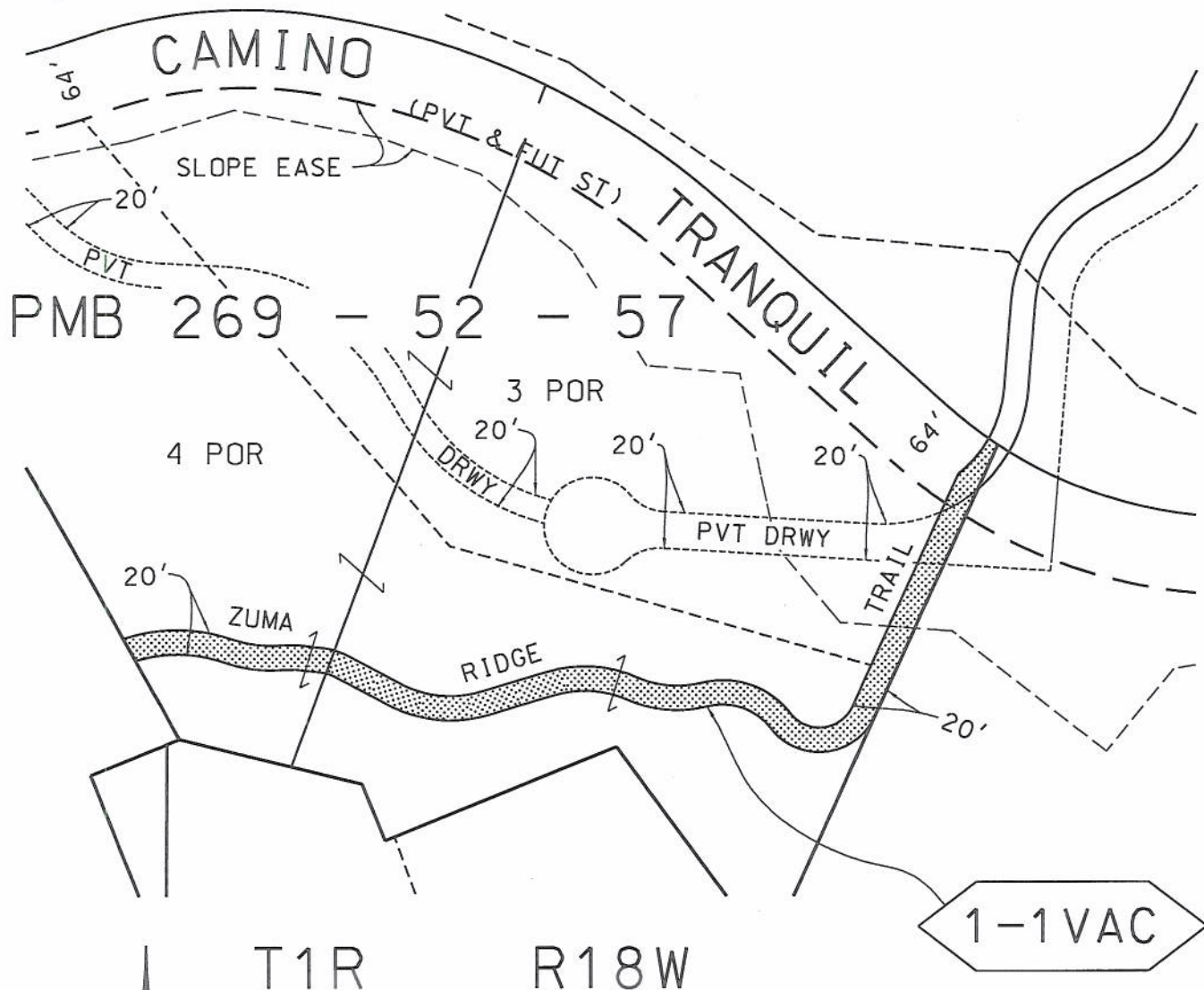


EXHIBIT B

SUBJECT
LOCATION


ZUMA
RIDGE
TRAIL

CAMINO
TRANQUIL

KANAN

RD

LEGEND

 Proposed riding and hiking trail to be vacated
Total Area: 17,872 ±sq ft.

REVISIONS

1. 2. 3.

DEPARTMENT OF PUBLIC WORKS

MAPPING & PROPERTY MANAGEMENT DIVISION

SD.	RD.	A.I.N.	T.G.
3	339	2058-007-043, 044	587-F2

ZUMA RIDGE TRAIL
SW/O CAMINO TRANQUIL

DRAWING NO.

M1088107

SCALE
NONE

DATE
1-12-10

I.M.
144-037